	APPLICANT	TO PROVI	DE ALL INFO	RMATION BELOW	<b>/</b> :
TYPE OF APPLICATION  NEW BUILDING ADDITION	REMODEL	REPAIR	OTHER	CONSTRUCTION I NUMBER OF STOR SQUARE FOOTAG	RIES
RETAIN FOR RE-ISSUE?	☐ YES	□ NO			)
SEPTIC TANK REQUIRED?  (IF YES, SHOW LOCA	YES TION OF APPROVEI		ON SITE PLAN.)	GARAGE Carpof & Patio	E RT, PORCH, COVER
LEGAL DESCRIPTION LOT NO BLOCK SUBDIVISION				TOTAL VALUATION OF W	ORK
UNIFORM PROPERTY CODE				OWNERSHIP	☐ PRIVATE ☐ PUBLIC
OWNERADDRESS				DESCRIPTION OF	WORK:
ARCHITECT, ENGINEER OR DESIGNER ADDRESS				TOWNHOUSE CARPORT PATIO COVER PATIO ENCLOS	SWIMMING POOL FOUNDATION ONLY SURE
ADDRESS				FOUNDATION F FOUNDATION F FOUNDATION F	HAP. 31, DIV. III) FOR MOBILE HOME FOR MODULAR BUILDING FOR MOVED BUILDING
NM STATE LICENSE NO				∐ GARDEN WALL	., FENCE, RETAINING WALL
NM STATE TAX NO					DATE

ZONING DISAPPROVED APPROVED HYDROLOGY DISAPPROVED APPROVED BUILDING CODE DISAPPROVED APPROVED
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PLAN CHECK APPLICATION NO	
PLAN CHECK APP. FEE	ADJUSTED
ZONING	F.P.O
VALUATION OF WORK	
BUILDING PERMIT NO	
BUILDING PERMIT FEE	
FEE FOR DUPLICATE SET(S)	

# **CITY OF** ALBUQUERQUE

## BUILDING SAFETY DIVISION

600 Second Street N.W. Albuquerque, New Mexico 87102

### GENERAL NOTES

- One set of approved plans shall be kept on the site of the building or work at all times during which the work authorized thereby is in progress.
- Separate permits are required for plumbing, gas and electrical work.
- For foundation-only permits, a separate set of plans must be submitted. Plumbing, mechanical and electrical work in/under the slab shall be inspected and approved before any concrete is poured.
- The issuance of a permit does not guarantee that the permit holder (owner) will receive a Certificate of Occupancy upon completion of construction. It is the permit holder's responsibility to comply with all of the requirements for a Certificate of Occupancy including obtaining water and sanitary sewer service, electrical service and natural gas
- The issuance of this building permit does not constitute a guarantee of water and sanitary sewer service. Such availability is determined by the Utility Development Division of the Public Works Department.
- City-approved street and alley top-of-curb elevations shall be used when establishing lot grades and rear property lines. In the event that these approved elevations are not used, the City assumes no responsibility for loss of access to property or damage to property-line walls upon construction of streets, alleys, curbs and gutters.
- Separate permits are required for retaining walls, garden walls and fences.
- Gates in walls or fences on private or public property shall not swing over sidewalks, streets, alleys or other public rights-of-way.

#### **BUILDING CODE**

- Basements in dwelling units and every sleeping room below the fourth story shall have at least one operable window or door approved for emergency escape or rescue that shall open directly into a public street, public alley, yard or exit court. The emergency door or window shall be operable from the inside to provide a full, clear opening without the use of separate tools. Escape or rescue windows shall have a minimum net clear openable area of 5.7 square feet. The minimum net clear openable height dimension shall be 24 inches. The minimum net clear openable width dimension shall be 20 inches. When windows are provided as a means of escape or rescue, they shall have a finished sill height not more than 44 inches above the floor. Section 310.4, UBC.
- Dwelling units and congregate residences shall be provided with smoke detectors. Detectors shall be installed in accordance with the approved manufacturer's instructions and Section 310.9.1.4 of the Uniform Building Code.
- Handrails are required at all stairs. Handrails shall be continuous the full length of the stairs and shall have safety terminations at the ends. Section 1003.3.3.6, UBC.
- Exhaust fans shall be connected directly to the outside. Section 1203.3, UBC.
- Factory-built chimneys and fireplaces shall be listed and shall be installed in accordance with the terms of their listings and the manufacturer's instructions. The manufacturer's installation instructions shall be available for inspection at the job site. Section 3102.5.1, UBC.
- Combustible materials shall not be placed within 2 inches of fireplaces, smoke chambers or chimney walls. Combustible material shall not be placed within 6 inches of fireplace openings. Section 3102.7.8, UBC.
- All windows and doors required to meet forced entry requirements shall bear identification indicating they conform to the standards prescribed in Appendix Chapter 10 of the New Mexico Uniform Building Code.
- All glass and glazing subject to human impact shall comply with Section 2406 of the Uniform Building Code.
- Regardless of the occupant load served, there shall be a floor or landing on each side of a door. Section 1003.3.1.6, UBC.
- Where walls are required to be fire resistive, pipe penetrations and electrical box installations shall comply with Sections 709.6 and 709.7 of the Uniform Building Code.

### PLUMBING, MECHANICAL AND ELECTRICAL CODES

- Heating equipment, cooling equipment and water heaters that generate a glow, spark or flame capable of igniting flammable vapors may be installed in a residential garage provided the pilots and burners or heating elements and switches are at least 18 inches above the floor level.
- Every furnace and water heater room shall have an opening or door and passageway thereto not less than 2 feet in width and large enough to permit removal of the largest piece of equipment therein. The furnace and/or water heater shall be installed so as to permit their removal without disturbing the piping, conduits, appurtenant valves or junction boxes.
- Electrical receptacles installed in bathrooms, garages, unfinished basements, crawl spaces, storage sheds, on kitchen counters and outdoors shall have ground fault, circuit-interrupter protection.
- Pool placement shall conform to Section 680-8 of the National Electrical Code and to Section 351-C-1 of the National Electrical Safety Code.
- Vertical clearances between overhead service-drop conductors (power lines) and buildings shall be maintained in
- accordance with Section 230-24 of the New Mexico Electrical Code. • Toilet facilities for the workers shall be provided at all construction sites.

# UNIFORM BUILDING CODE UPC, UMC, NEC

SIZE OF BLDG. (SQ.FT.)

UNIFORM ADMINISTRATIVE CODE OF THE CITY OF ALBUQUERQUE (505) 924-3959

• **NOTE:** Plans shall be drawn to scale and shall be of sufficient clarity to indicate the nature and extent of the work proposed and show in detail that it will conform to the provisions of the technical codes and all relevant laws, ordinances, rules and regulations.

OCCUPANCY GROUP

CONSTRUCTION TYPE	VN	BUILDING CODE EDITION (YR.)	
PLANS DISAPPROVED		DATE	
PLANS APPROVED			
		RECTIONS REQUIRED: ANCE SECTION REFERENCE)	

PLANS APPROVED	DATE			
	PLANS CORRECTIONS REQUIRED: (INDICATE ORDINANCE SECTION REFERENCE)			

### **HYDROLOGY**

PLANS DISAPPROVED \_\_\_

PLANS APPROVED \_\_\_\_

FLOOD HAZARD ORDINANCE CERTIFICATION (505) 924-3983

THI	S SITE IS IN FLOOD HAZARD ZONE
	IF ZONE X, NO ADDITIONAL APPROVALS ARE REQUIRED.
	<ul> <li>IF ZONE AE OR AH,</li> <li>◆ THE FINISHED FLOOR ELEVATION SHALL BE</li> <li>◆ AN ELEVATION CERTIFICATE IS REQUIRED PRIOR TO ISSUING OF A BUILDING PERMIT</li> </ul>
	IF ZONE A OR AO (BASE FLOOD ELEVATION NOT DETERMINED), AN APPROVED GRADRAINAGE PLAN IS REQUIRED PRIOR TO ISSUING OF A BUILDING PERMIT.

• **SEPARATE CERTIFICATION** Is required prior to issuing of a Certificate of Occupancy. Certification includes either an Elevation Certificate or a certified grading plan based upon as-built conditions.

APPROVED GRADING AND

- Elevation Certificate forms are available at the Development Services Center, 600 Second Street, N.W., Albuquerque, New Mexico.
- All grading undertaken to construct this home shall be in compliance with the approved grading and drainage plan filed in the City Engineer's office.

ZONING ENFORCEMENT COMPREHENSIVE CITY ZONING CODE, 14-16, ROA 1994 (505) 924-3849				
CITY ZONE CASE/FILE NO USE				
from the owner's agent (architect, en	gineer, etc.). Zoning approval	ontingent upon correct information being received is for structures sited exactly as specified on these street right-of-way is not necessarily the curb or the		
• \$ Park Development ROA 1994.	nt Fee, Park Dedication and De	velopment Ordinance, Sections 14-9-3(A) and (B),		
<ul> <li>Landscaping and irrigation shall Conservation, Landscaping and Water</li> </ul>	•	tained and operated as required by the Water 994.		
		nance, 14-11, ROA 1994. City approval of plans is nay be recorded with the County Clerk pursuant to		
PLANS DISAPPROVED				
	PLANS CORRECTIONS F ATE ORDINANCE SECTIONS	REQUIRED:		